



STATE BOARD OF LAND COMMISSIONERS

Philip E. Batt, Governor and President of the Board
Pete T. Cenarrusa, Secretary of State
Alan G. Lance, Attorney General
J. D. Williams, State Controller
Anne C. Fox, Superintendent of Public Instruction

Stanley F. Hamilton, Secretary to the Board

MINUTES REGULAR LAND BOARD MEETING October 2, 1998 9:00 AM

The regular meeting of the Idaho State Board of Land Commissioners was held on October 2, 1998 in Boise, Idaho. The Honorable Pete T. Cenarrusa presided. The following members were present:

Honorable Attorney General Alan G. Lance
Honorable State Controller J.D. Williams
Honorable Superintendent of Public Instruction Anne C. Fox

Secretary to the Board Stanley F. Hamilton

Governor Philip E. Batt was absent from the meeting.

Director Hamilton recognized Mr. Del Vail, former State Director of the BLM who was in the audience.

CONSENT AGENDA

The following consent agenda was approved in its entirety upon a motion by State Controller Williams and seconded by Attorney General Lance. The motion carried on a vote of 4-0 with the Governor being absent.

1. The following official transactions were approved:

Bureau of Minerals for August 1998
Bureau of Range Management and Surface Leasing for Cropland, Grazing, Cottage Site, Miscellaneous, and Submerged Land Leases for August 1998
Bureau of Real Estate, Easement Section for August 1998
Bureau of Real Estate, Land Sale Section for August 1998
Timber Sale transactions for the period August 22, 1998 through September 16, 1998

2. The following timber sales were approved:

| | | | |
|---------------------|-----------|-----------|-----------------|
| A. Dodge Creek Pole | CR-2-0188 | 220 MBF | 123,450 LIN.FT. |
| B. Splashout | CR-1-0287 | 1,750 MBF | |

This item was staffed by Ron Litz, Chief, Bureau of Forest Management

3. The following applications for addition to the qualified bidders list for timber sales were approved:

| | |
|-------------------------------------|---|
| Central Idaho Forest Products, Inc. | Latah Tree Farms and Construction, Inc. |
| 3721 Hwy 6 | PO Box 9046 |
| PO Box 55 | 310 ½ S Main |
| Princeton, ID 83857-0055 | Moscow ID 83843-1546 |

This item was staffed by Ron Litz, Chief, and Bureau of Forest Management

4. The Idaho State Liquor Dispensary request to dedicate a road parcel to Ada County Highway District (ACHD) by bargain and sale deed was approved.

This item was staffed by Kent Nelson, Deputy Attorney General

5. The Disclaimer of interest request from John B. Ferguson for 5.76 acres of accretion land along the Boise River in Ada County was approved.

This item was staffed by Perry Whittaker, Chief, Bureau of Real Estate

REGULAR AGENDA

6. Director's report – Director Hamilton provided the Land Board with a memorandum from Ladd Livingston of the IDL Coeur d'Alene Staff Headquarters Office. Mr. Livingston informed the Director that gypsy moths have been discovered in the Post Falls area.

The department does a fairly extensive trap system every year to find out whether there are any "unwanted critters" around. This year 5 gypsy moths were found in a trap approximately half way between Coeur d'Alene and Post Falls.

The department feels they have isolated the location in the area but the department will continue to monitor. Director Hamilton stated that the department would try to do some kind of suppression project in the spring. Because of the nature of this, the Land Board would have to authorize deficiency warrants for that purpose and Legislature would be briefed when in session so they would be aware of the problem.

Attorney General Lance asked if the Forest Service, BLM and related agencies take this seriously. They will cost share in the suppression project. Director Hamilton said that APHUS, the Department of Agriculture pest control organization takes this very seriously

because we are trying to stop the westward march of gypsy moth from the East Coast. We are also watching the Asian gypsy moth that comes in through the ports on the coast.

Director Hamilton also provided the Land Board with a letter from Elizabeth Dudley and also a letter from David W. Gratton of Evans, Keane LLP regarding State Grazing Lease No. G-6579. This issue was on the agenda at the September 8, 1998 regular Land Board meeting. Director Hamilton felt this might constitute a request for reconsideration.

Attorney General Lance suggested that this item be deferred to the next regular Land Board meeting in order to give sufficient notice to all parties involved. There were no objections.

7. Potential commercial lease – Lincoln Road, Idaho Falls, Idaho Department of Lands
Presented by Bryce Taylor, Bureau Chief, Range Management/Surface Leasing

Mr. Bryce Taylor provided the background information. This property was acquired through a land exchange with the BLM in 1997. The owning endowment is Public School and since this property is not authorized for long-term lease, the property may be leased for commercial purposes for a term not to exceed ten years.

Two underground storage tanks have been removed from the property and materials containing asbestos have been removed from a wall of one of the buildings. The soil has been tested and found to be clean. Level One Environmental Site Assessment reports were completed prior to acquisition and are on file.

The Request for Proposal and lease terms is being developed with the Attorney General's Office, Contract Division. Any final lease will need to be developed specific to the successful proposal.

Kent Nelson, Deputy Attorney General addressed the process to be used for the Request for Proposal. He stated that the department is looking for a best and final offer type of RFP, which allows the flexibility to request people to submit proposals to be reviewed. He suggested a committee be formed to review the proposals and report back to the Land Board.

The department requested approval to proceed with a Request for Proposal (RFP) leasing process for 4.02 acres public school land located at 965 Lincoln Road in Idaho Falls.

Superintendent Fox made a motion to accept the recommendation of the department. The motion was seconded by Attorney General Lance. The motion carried on a vote of 4-0 with the Governor being absent.

Attorney General Lance asked Director Hamilton if he needed anything from the Land Board regarding a committee. Director Hamilton stated that the RFP indicates that the Director will appoint a committee. He asked for any recommendations from the Land Board. Attorney General Lance suggested Chuck Winder and Stephanie Balzarini. State Controller Williams suggested Gary Christensen who is a builder, developer in Boise. Superintendent Fox suggested that Heidi Baldwin might be interested in serving on a committee.

8. Request for final approval to sell 0.18 acre Sandy Lingo homesite trespass parcel in Benewah County
Presented by Perry Whittaker, Chief, Bureau of Real Estate

Mr. Perry Whittaker provided the background information. Ms. Sandy Lingo has requested that the Idaho Department of Lands sell a portion of land that her home and some improvements had inadvertently been built upon. She purchased the house in question in 1994, and was not aware that the house was partially located on state land.

Conceptual approval was given by the board to appraise the property for sale at the March 27, 1998 regular Land Board meeting.

The department recommended final Land Board approval to sell the parcel located within the N1/2N1/2NW1/4NE1/4 of Section 26, Township 44 North, Range 1 West, B.M., containing 0.18 of an acre, more or less.

Superintendent Fox asked for unanimous consent to accept the department's recommendation. There were no objections.

9. Disposal of real property declared surplus by the Governor's Housing Committee
Presented by Perry Whittaker, Chief, Bureau of Real Estate

Mr. Perry Whittaker provided the background information. The Department of Administration (DOA) and the Governor's Housing Committee have declared surplus, a parcel of land in southeast Boise that would be subject to the existing occupant's use. The current occupant is Governor Batt. The property was appraised in the spring of 1998. DOA is currently requesting an updated appraisal.

While proceeding with the advertising period, the department shall coordinate any open house or viewing times with the Governor to keep disturbance of the occupants at a minimum and to provide for necessary security since the house will still be occupied.

The department requested Land Board approval to proceed with the update of the appraisal, surplus property procedures and disposal of the Governor's residence.

Director Pam Ahrens, Department of Administration stated that the gubernatorial candidates have all been contacted and they have indicated that they have no desire to move into the home.

Director Ahrens stated that the Governor's Housing Committee voted to provide, on a short-term basis, \$4,000 per month to the Governor Elect, beginning in January, until a more permanent solution could be arrived at. Proceeds from the sale of the current residence will go into the Governor's Housing Fund. The fund currently has approximately 1.1 million dollars. The principal will not be touched, the monthly stipend will be drawn on the interest from the principal.

Motion made by Superintendent Fox and seconded by Attorney General Lance to accept the recommendation of the department. Motion carried on a vote of 4-0 with the Governor being absent.

10. To consider future use of two (2) forty-acre parcels previously subject to cancelled land sale certificates

Presented by Nick Krema, Deputy Attorney General, Natural Resources Division

Director Hamilton requested that this agenda item be withdrawn. There were no objections.

INFORMATION AGENDA

Director Hamilton briefly covered the information items.

11. Timber sale activity report
12. Stibnite Mine Reclamation update
13. Interest rate update
14. Triumph Mine update
15. Fire Season update
16. Grazing Fee for calendar year 1999
17. Update on RS2477 – Jim Lyons

There being no further business to come before the Board, the meeting adjourned at 9:40 a.m.

IDAHO STATE BOARD OF LAND COMMISSIONERS

A handwritten signature in dark ink, appearing to read "Philip S. Holt", is written over a horizontal line. A large, semi-transparent "COPY" watermark is visible behind the signature.

President, State Board of Land Commissioners and
Governor of the State of Idaho

Pete T. Cenarrusa
COPY

Pete T. Cenarrusa
Secretary of State

Stanley F. Hamilton
COPY

Stanley F. Hamilton
Director

